

IN RE: PETITION FOR ADMIN. VARIANCE	* BEFORE THE
E/S Acre Court, 270' SE of	
the c/l of Summit Avenue	* ZONING COMMISSIONER
(7 Acre Court)	
11th Election District	* OF BALTIMORE COUNTY
5th Councilmanic District	
	* Case No. 96-41-A
Albert D. Ehm, Sr., et ux	
Petitioners	*

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner as a Petition for Administrative Variance for that property known as 7 Acre Court, located in the vicinity of Harford Road in Parkville. The Petition was filed by the owners of the property, Albert D. Ehm, Sr., and his wife, Betty M. Ehm. The Petitioners seek relief from Sections 1B02.3.B (R-6) and 301.1A of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit a side yard setback of 0 feet in lieu of the minimum required 9 feet for a proposed carport to be constructed the width of the existing macadam driveway on the southwest side of the dwelling on the property. The subject property and relief sought are more particularly described on the site plan submitted which was accepted into evidence as Petitioner's Exhibit 1.

The Petitioners have filed their request through the administrative variance process. The subject property having been posted and there being no requests for public hearing, a decision shall be rendered based upon the documentation contained within the case file.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variances would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion

ORDER RECEIVED FOR FILING

Date

By

9/21/95
Bjg

MICROFILMED

of the Zoning Commissioner, the information, pictures, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the B.C.Z.R. having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 21st day of September, 1995 that the Petition for Administrative Variance seeking relief from Sections 1B02.3.B (R-6) and 301.1A of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit a side yard setback of 0 feet in lieu of the minimum required 9 feet for a proposed carport to be constructed the width of the existing macadam driveway on the southwest side of the dwelling on the property, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject, however, to the following restrictions:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the relief granted herein shall be rescinded.
- 2) Pursuant to the comments submitted by the Department of Public Works' Development Plan Review Division, dated August 22, 1995, the Petitioners shall be responsible for removing the carport in the event it becomes necessary for that agency to access the drainage and utility easement located along the southwest side of this property.
- 3) The proposed carport shall be constructed so as to not interfere with the existing pipe or block the flow of storm water therein. Construction plans for the carport shall be submitted to the Department of

ORDER RECEIVED FOR FILING

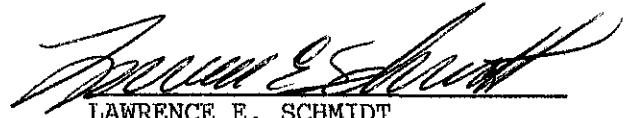
Date

By

RECEIVED 10/10

Public Works for approval prior to any construction. Further, the proposed carport shall remain open on the three exposed sides and no portion thereof enclosed.

4) When applying for a building permit, the site plan filed must reference this case and set forth and address the restrictions of this Order.



LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

LES:bjs

ORDER RECEIVED FOR FILING

Date 9/21/95

By [Signature]

Baltimore County Government
Zoning Commissioner
Office of Planning and Zoning



Suite 112 Courthouse
400 Washington Avenue
Towson, MD 21204

(410) 887-4386

September 21, 1995

Mr. & Mrs. Albert D. Ehm, Sr.
7 Acre Court
Baltimore, Maryland 21234

RE: PETITION FOR ADMINISTRATIVE VARIANCE
E/S Acre Court, 270' SE of the c/l of Summit Avenue
(7 Acre Court)
11th Election District - 5th Councilmanic District
Albert D. Ehm, Sr., et ux - Petitioners
Case No. 96-41-A

Dear Mr. & Mrs. Ehm:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Administrative Variance has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Permits and Development Management office at 887-3391.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Lawrence E. Schmidt", written over a horizontal line.

LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

LES:bjs

cc: People's Counsel

✓
File

MICROFILMED



Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 7 ACRE CT
address
BALTO MD 21234
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

Because there would not be enough clearance of space to get to the inground pool in the back yard when vehicle is parked in the now existing space for the carport.

Family car has canvas top and needs to be protected from the weather.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Albert D. Elms Sr
(signature)
ALBERT D. ELM SR
(type or print name)



Betty M. Elms
(signature)
BETTY M. ELM
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE to wit:

I HEREBY CERTIFY, this 31 day of July, 1995, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

ALBERT ELM SR
ALBERT ELM SR

Betty M Elms
Betty M ELM

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

7/27/95
date

NOTARY PUBLIC

My Commission Expires:

4/22/98

7/31/95

[Signature]
4/22/98



Petition for Administrative Variance

76-41-A

to the Zoning Commissioner of Baltimore County

for the property located at 7 ACRE COURT

which is presently zoned DR 5-5

This Petition shall be filed with the Office of Zoning Administration & Development Management.

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1B02.3B (R-6) & 301.1A

To permit a side yard setback (for an attached carport) of zero feet in lieu of the required 9 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty)

Because there would not be enough clearance of space to get to the inground pool in the back yard when vehicle is parked in the now existing space for the carport.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser/Lessee:

(Type or Print Name)

Signature

Address

City State Zipcode

Attorney for Petitioner:

(Type or Print Name)

Signature

Address Phone No.

City State Zipcode

Legal Owner(s):

ALBERT D. EHM SR
(Type or Print Name)

Albert D. Ehm Sr
Signature

BETTY M. EHM
(Type or Print Name)

Betty M. Ehm
Signature

7 ACRE CT 410-668-4644
Address Phone No.

BALTO MD 21234
City State Zipcode

Name, Address and phone number of representative to be contacted.

Name

Address Phone No.

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this ____ day of _____, 19____ that the subject matter of this petition be set for a public hearing, advertised, as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County, and that the property be reposted.

Zoning Commissioner of Baltimore County

REVIEWED BY: 88

DATE: 7/31/95

ESTIMATED POSTING DATE: 8/13/95



Printed with Soybean Ink
on Recycled Paper

ITEM #: 43
MICROFILMED

ORDER RECEIVED FOR FILING

Date

By

EXAMPLE 3 - Zoning Description

- 3 copies

96-41-A

Three copies are required. Copies of deeds cannot be used in place of this description. Use this fill-in format provided whenever possible; otherwise, type or print on 8-1/2" x 11" sheet.

ZONING DESCRIPTION FOR 7 ACRE COURT
(address)
Election District 11 Councilmanic District 5

Beginning at a point on the EAST side of ACRE CT.
(north, south, east or west)

which is 50'
(street on which property fronts) (number of feet of right-of way width)

wide at a distance of 290' NORTH of the
(number of feet) (north, south, east or west)

centerline of the nearest improved intersecting street SUMMIT AVE.
(name of street)

which is 50' wide. *Being Lot # 10,
(number of feet of right-of-way width)

Block _____, Section # 2 in the subdivision of
HOMEACRES as recorded in Baltimore County Plat
(name of subdivision)

Book # 31, Folio # 54, containing
8,000 sq. ft. / .185 Acres.
(square feet and acres)

*If your property is not recorded by Plat Book and Folio Number, then DO NOT attempt to use the Lot, Block and Subdivision description as shown, instead state: "As recorded in Deed Liber _____, Folio _____" and include the measurements and directions (metes and bounds only) here and on the plat in the correct location.

Example of metes and bounds: N.87 12' 13" E. 321.1 ft., S.18 27' 03" E.87.2 ft., S.62 19' 00" W. 318 ft., and N.08 15' 22" W. 80 ft. to the place of beginning.

43

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

96-41-12

District Hd

Date of Posting 8/21/95

Posted for: Variano

Petitioner: Albert & Betty Elms

Location of property: 7 Aero Ct, Ep

Location of Signs: Facing road & wby. on property being zoned

Remarks:

Posted by M. Peaslee
Signature

Date of return: 8/25/95

Number of Signs: 1



RECEIVED
AUG 25 1995

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

56-41-A
No.

004040

DATE 7/31/95 ACCOUNT P-001-615-000

AMOUNT \$ 85.00

RECEIVED FROM: Albert Ehin

010 -- Variance -- \$50.

ITEM 43

080 --- Sign

\$ 35

Taken JRF

FOR: _____

03A03N0446MPCNRC

\$85.00

BA COLL:07AM07-31-95

DISTRIBUTION
WHITE - CASHIER

PINK - AGENCY

VALIDATION OR SIGNATURE OF CASHIER
YELLOW - CUSTOMER

Baltimore County Government
Office of Zoning Administration
and Development Management



111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County Zoning Regulations require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for posting and advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements.

PAYMENT WILL BE MADE AS FOLLOWS:

- 1) Posting fees will be assessed and paid to this office at the time of filing.
 - 2) Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.
- NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

ARNOLD JABLON, DIRECTOR

For newspaper advertising:

Item No.: 43

Petitioner: Albert D. EHM SR.

Location: 7 ACRE CT. BALTO. Md. 21234

PLEASE FORWARD ADVERTISING BILL TO:

NAME: Albert D. EHM SR.

ADDRESS: 7 ACRE CT.

BALTO. Md. 21234

PHONE NUMBER: 410-668-4644

AJ:ggs

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(Revised 04/09/93)





Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

August 18, 1995

COPY

NOTICE OF CASE NUMBER ASSIGNMENT

Re: CASE NAME: 96-41-A (Item 43)
7 Acre Court
E/S Acre Court, 270' from c/l Summitt Avenue
11th Election District - 5th Councilmanic

Please be advised that your Petition for Administrative Zoning Variance has been assigned the above case number. Contact made with this office regarding the status of this case should reference the case number and be directed to 887-3391. This notice also serves as a refresher regarding the administrative process.

- 1) Your property will be posted on or before August 20, 1995. The closing date (September 5, 1995) is the deadline for a neighbor to file a formal request for a public hearing. After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. They may (a) grant the requested relief, (b) deny the requested relief, or (c) demand that the matter be set in for a public hearing. You will receive written notification as to whether or not your petition has been granted, denied, or will go to public hearing.
- 2) In cases requiring public hearing (whether due to a neighbor's formal request or by Order of the Commissioner), the property will be reposted and notice of the hearing will appear in a Baltimore County newspaper. Charges related to the reposting and newspaper advertising are payable by the petitioner(s).
- 3) Please be advised that you must return the sign and post to this office. They may be returned after the closing date. Failure to return the sign and post will result in a \$60.00 charge.

PLEASE UNDERSTAND THAT ON THE DATE AFTER THE POSTING PERIOD, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION VIA PICK-UP. WHEN READY, THE ORDER WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL.

Arnold Jablon
Director

cc: Albert D. Ehm, Sr.



200008180000



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

August 28, 1995

Mr. and Mrs. Albert D. Ehm., Sr
7 Acre Court
Baltimore, Maryland 21234

RE: Item No.: 43
Case No.: 96-41-A
Petitioner: A. D. Ehm, et ux

Dear Mr. and Mrs. Ehm:

The Zoning Advisory Committee (ZAC), which consists of representatives from Baltimore County approval agencies, has reviewed the plans submitted with the above referenced petition, which was accepted for processing by Permits and Development Management (PDM), Zoning Review, on July 31, 1995.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency or Joyce Watson in the zoning office (887-3391).

Sincerely,
A handwritten signature in dark ink, appearing to read "W. Carl Richards, Jr.", is written over the word "Sincerely,".

W. Carl Richards, Jr.
Zoning Supervisor

WCR/jw
Attachment(s)



BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

TO: Arnold Jablon, Director DATE: Aug. 22, 1995
Zoning Administration and Development Management

RWB/DWK

FROM: Robert W. Bowling, P.E., Chief
Development Plans Review Division

RE: Zoning Advisory Committee Meeting
for August 21, 1995
Item No. 043

The Developers Engineering Section has reviewed the subject zoning item. Per record drawing #66-0367, a 36-inch storm drain pipe is located in the existing 10-foot drainage and utility easement, which runs the length of the southwest property line. The presence of this easement prohibits the construction of any permanent structure within it. This would include a carport.

RWB: SW



**Maryland Department of Transportation
State Highway Administration**

David L. Winstead
Secretary
Hal Kassoff
Administrator

8-8-95

Ms. Joyce Watson
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 043 (JRF)

Dear Ms. Watson:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Please contact Bob Small at 410-333-1350 if you have any questions.

Thank you for the opportunity to review this item.

Very truly yours,

Bob Small

for

Ronald Burns, Chief
Engineering Access Permits
Division

BS/es

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

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BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Zoning Administration and
Development Management

DATE: August 8, 1995

FROM: Pat Keller, Director
Office of Planning and Zoning

SUBJECT: Petitions from Zoning Advisory Committee

The Office of Planning and Zoning has no comments on the following petition(s):

Item Nos. 26, 31, 32, 33, 34, 35, 36, 37, 38, 41, 43, 44, 45, 46, 48, 49, 50, 51,
53, and 54. ⁹

If there should be any further questions or if this office can provide additional
information, please contact Jeffrey Long in the Office of Planning at 887-3480.

Prepared by:

Jeffrey W. Long

Division Chief:

Sam L. Lewis

PK/JL

Baltimore County Government
Fire Department



700 East Joppa Road Suite 901
Towson, MD 21286-5500

(410) 887-4500

DATE: 08/08/95

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

LOCATION: DISTRIBUTION MEETING OF AUGUST 14, 1995.

Item No.: SEE BELOW

Zoning Agenda:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

8. The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 43, 44, 45, 46, 48, 49, 50,
51, 52, 53 AND 54.

10

REVIEWER: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE 887-4881, MS-1102F

RECEIVED

AUG 11 1995

ZADM



cc: File

Printed on Recycled Paper

Baltimore County Government
Zoning Commissioner
Office of Planning and Zoning



Suite 112 Courthouse
400 Washington Avenue
Towson, MD 21204

September 14, 1995

(410) 887-4386

Mr. and Mrs. Albert D. Ehm, Sr.
7 Acre Court
Baltimore, Maryland 21234

RE: Petition for Administrative Variance
Case No. 96-41-A
Property: 7 Acre Court

Dear Mr. and Mrs. Ehm:

I am in the process of reviewing your file for the construction of a carport on your property.

I have tried to reach you by phone on several occasions this week with no success. I have some questions that need to be answered and would appreciate your calling the writer upon receipt of this letter.

Thank you for your assistance.

LES:mmn

Very truly yours,

A handwritten signature in cursive script, appearing to read "Lawrence E. Schmidt".
Lawrence E. Schmidt
Zoning Commissioner

MICROFILMED



Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

see pages 5 & 6 of the CHECKLIST for additional required information

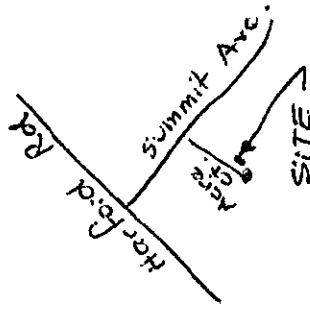
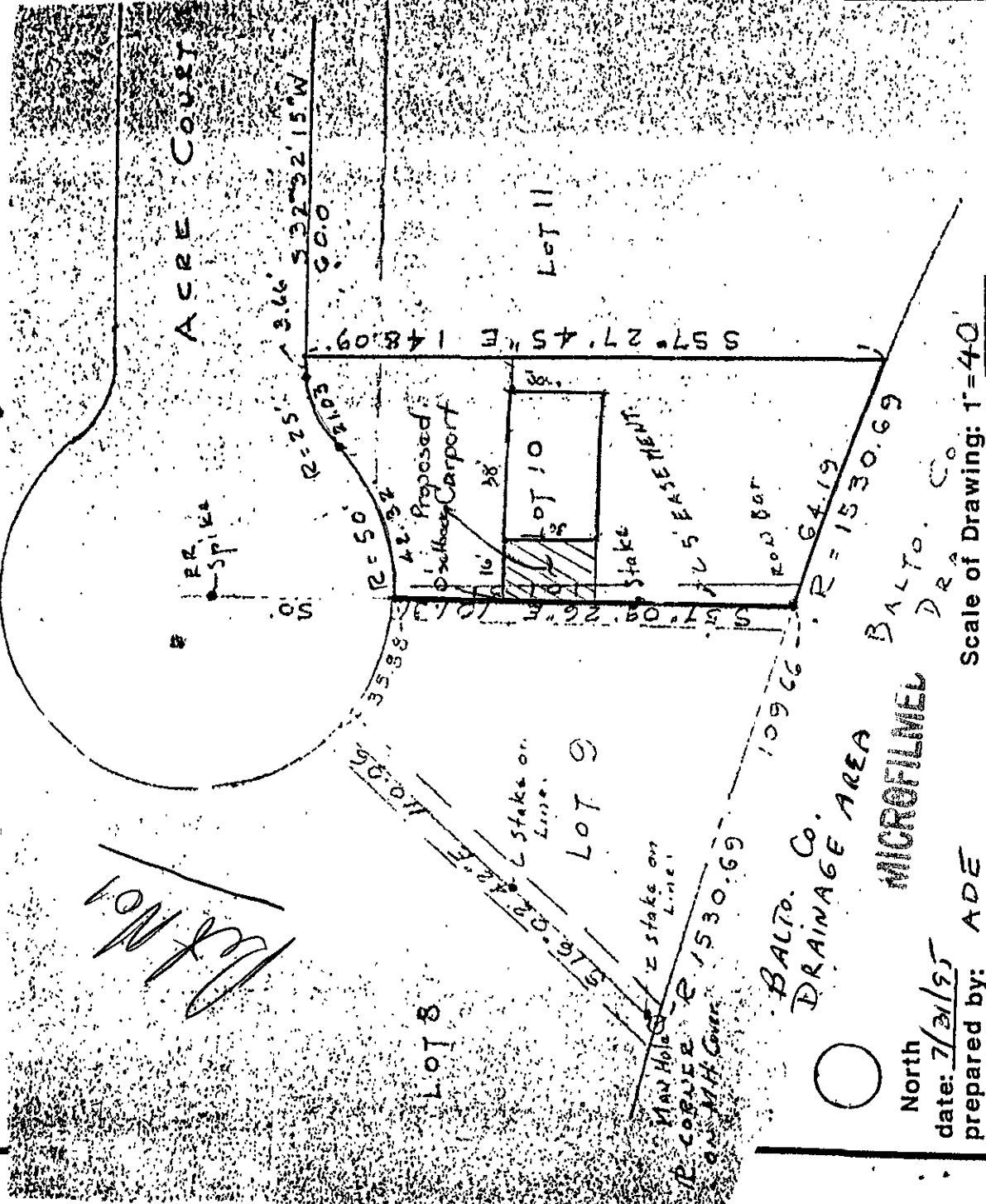
PROPERTY ADDRESS: 7 ACRE CT.

Subdivision name: HOME ACRES

plat book # 31, folio # 54, lot # 10, section # 2

OWNER: BETTY & ALBERT D. EHM SR.

96-41-A



Vicinity Map
scale: 1"=1000'

LOCATION INFORMATION

Election District: 11

Councilmanic District: 5

1"=200' scale map#: NE-10E

Zoning: DR-5.5

Lot size: 8,060 sq ft

public ☒ private ☐

SEWER: ☒ ☐

WATER: ☒ ☐

Chesapeake Bay Critical Area: ☒ ☐

Prior Zoning Hearings: NONE

Zoning Office USE ONLY!

reviewed by: JF ITEM #: 43 CASE#:

Scale of Drawing: 1"=40'

prepared by: ADE

date: 7/31/95

North

MICROFILMED

BALTO. CO. DRAINAGE AREA

BALTO. CO. DRAINAGE AREA

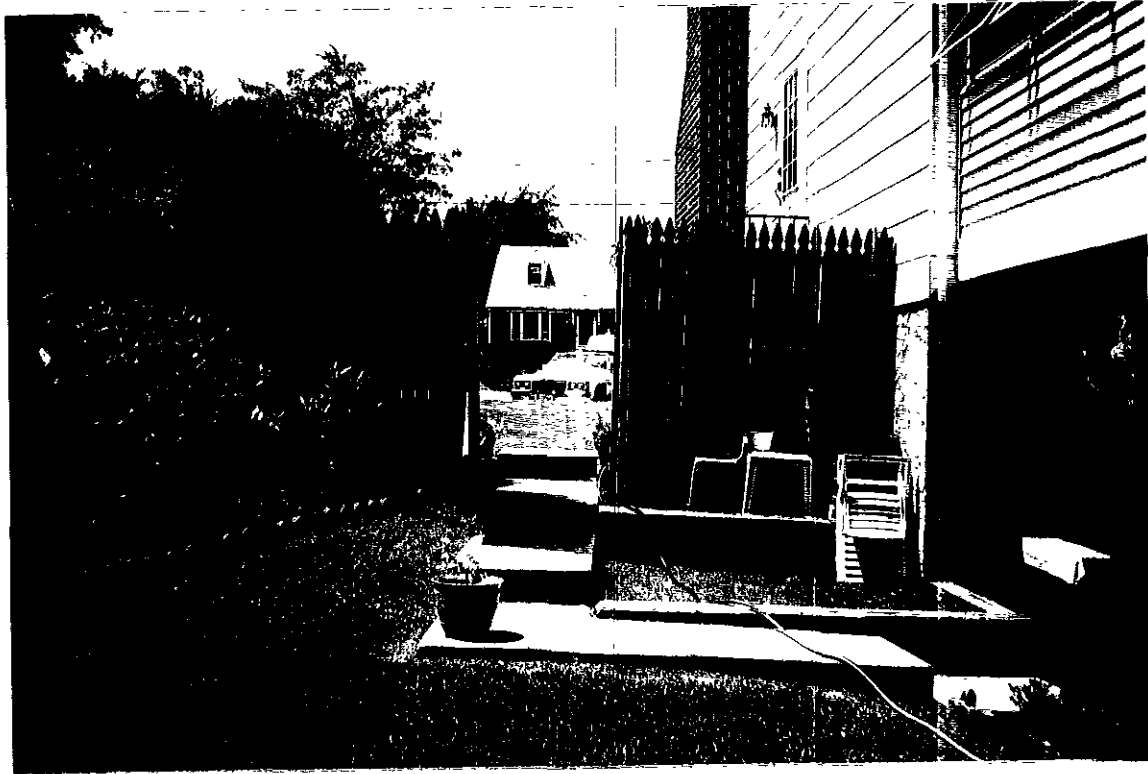
BALTO. CO. DRAINAGE AREA

PETITIONER(S) EXHIBIT ()

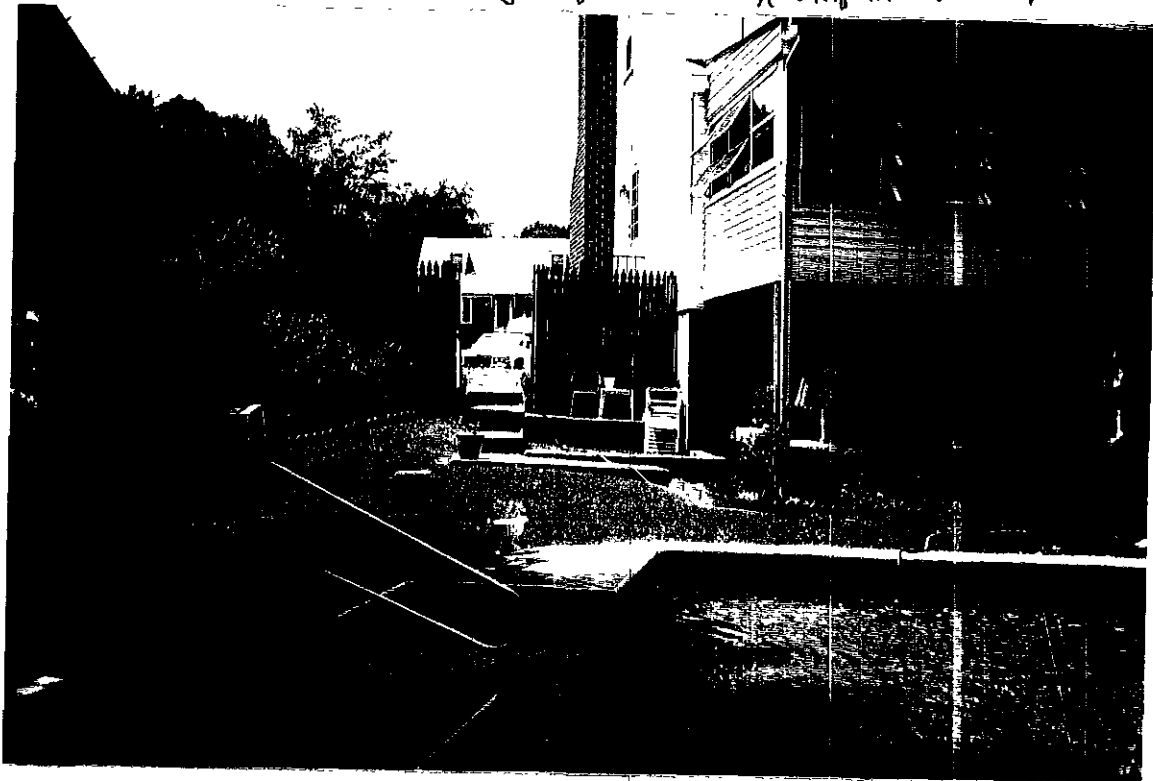


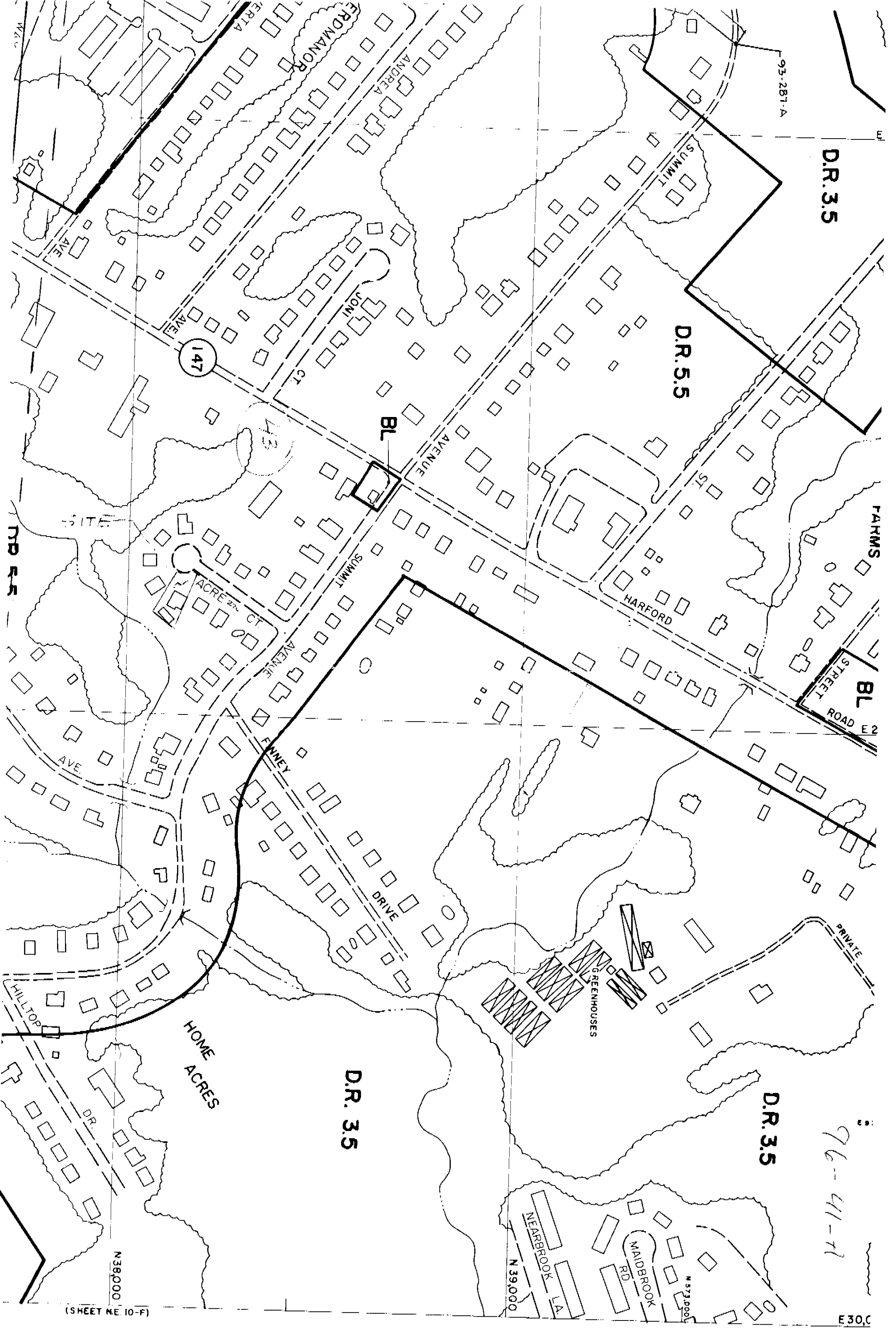
Location
Side yard and proposed ₁ of CARPORT



PETITIONER(S) EXHIBIT ()

Proposed
Back yard through gate into CAPPORT area.





D.R. 3.5

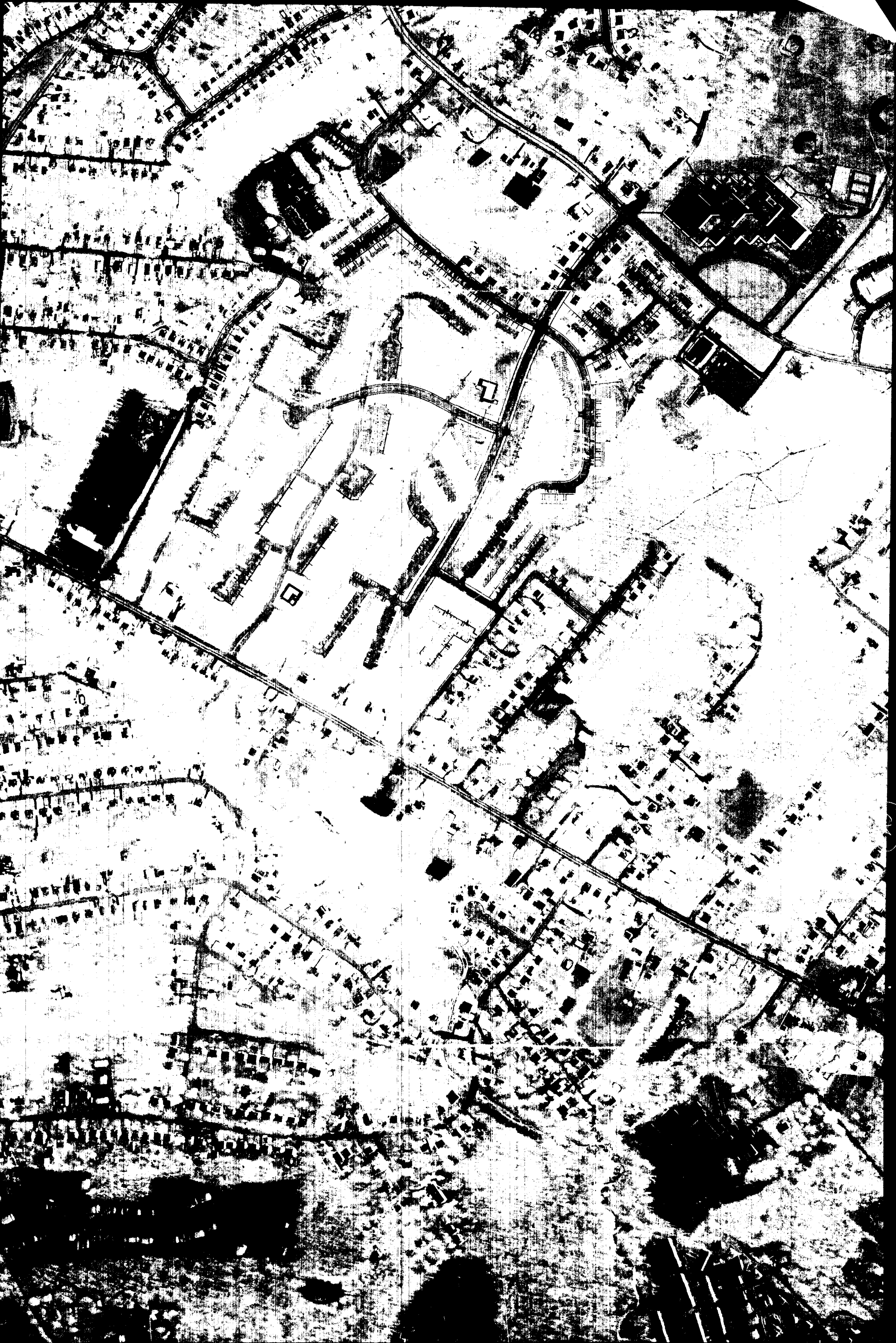
D.R. 5.5

D.R. 3.5

D.R. 3.5

96-41-71

E30.C

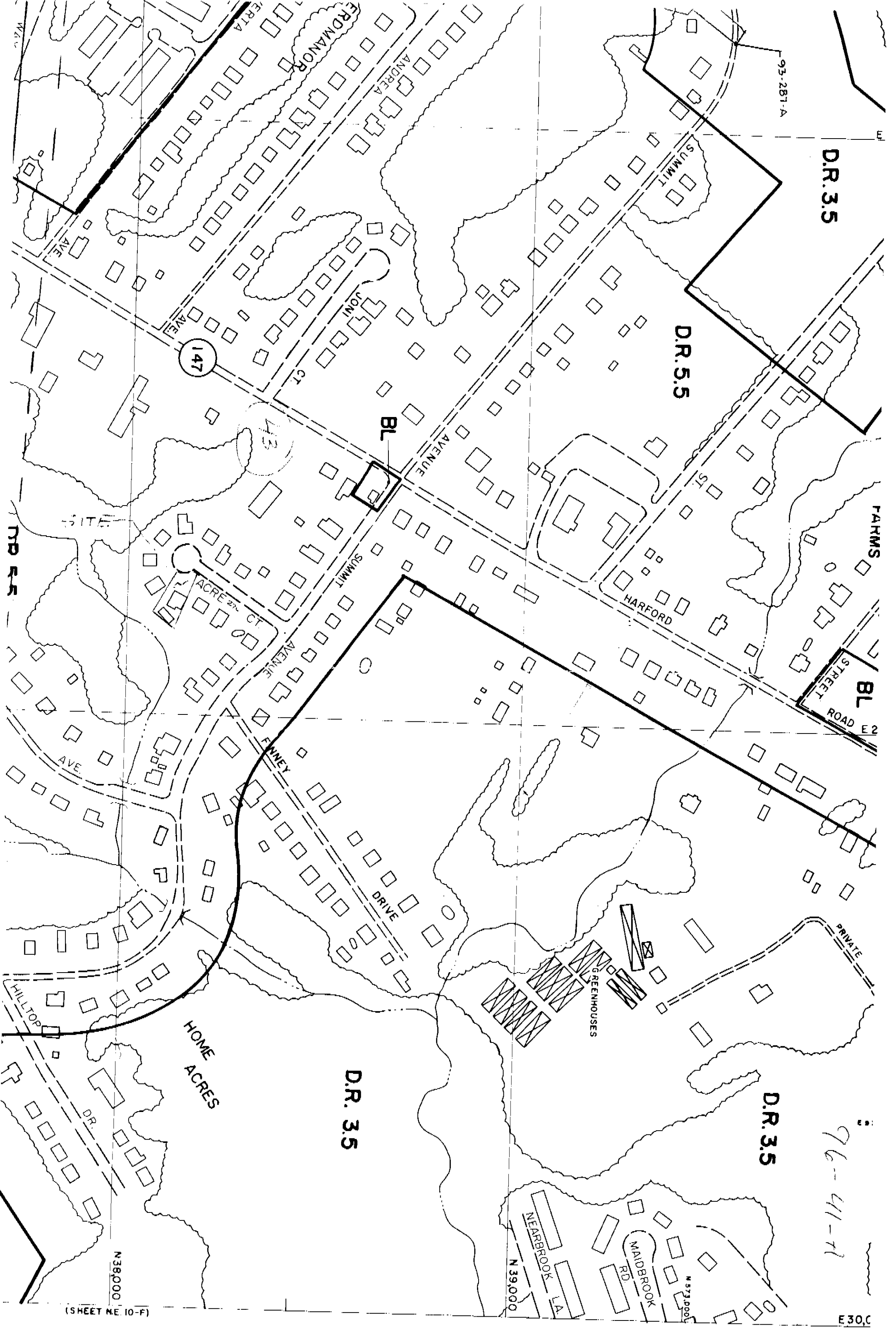


PREPARED BY AIR PHOTOGRAPHICS, INC.
MARTINSBURG, W. V. 25401

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

SCALE	LOCATION	SHEET
1" = 200'		
DATE OF PHOTOGRAPHY JANUARY 1986	CARNEY	N.E. 10-E
	MICROFILMED	

96-41-A



D.R. 3.5

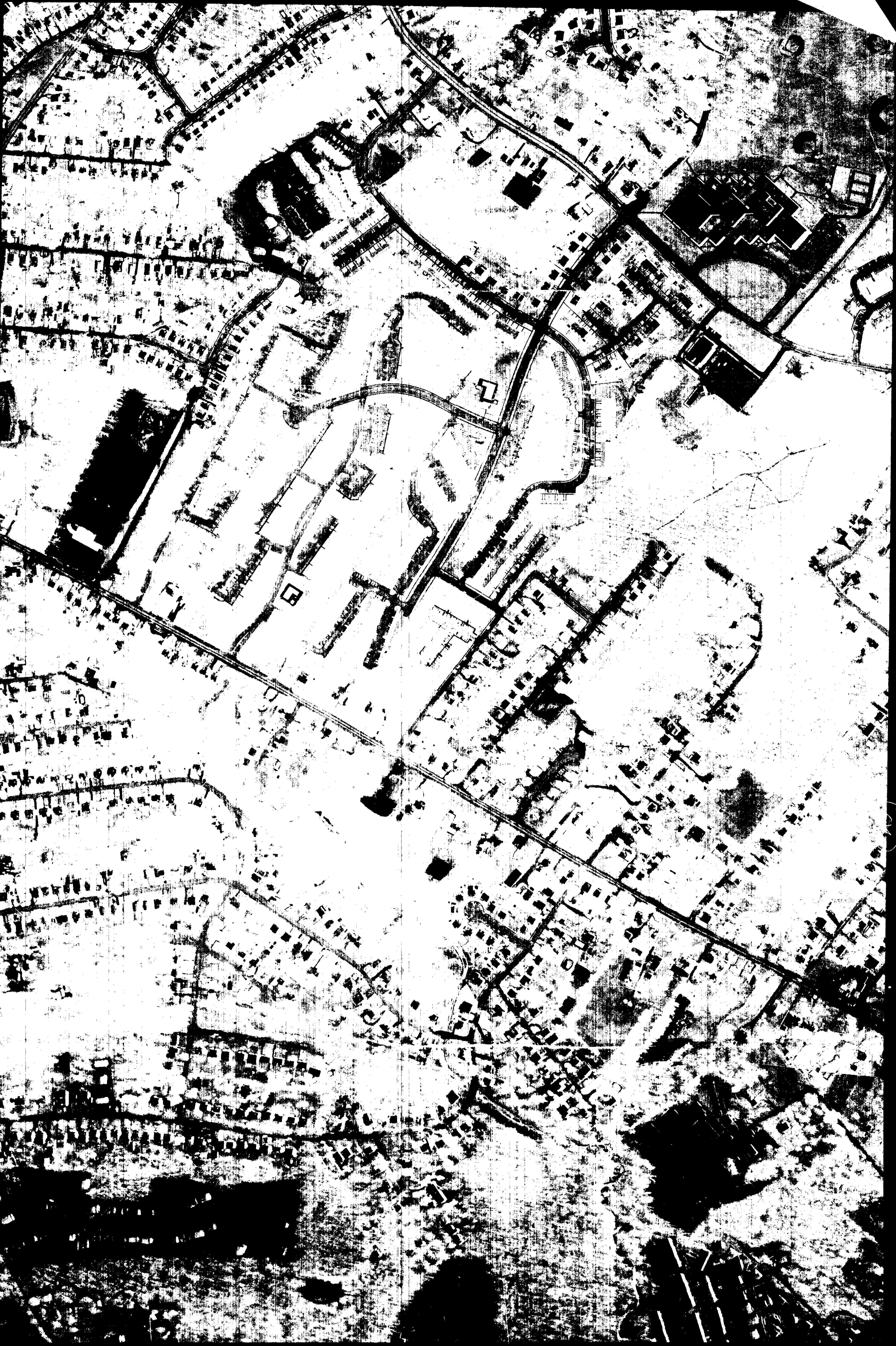
D.R. 5.5

D.R. 3.5

D.R. 3.5

96-41-71

E30.C



PREPARED BY AIR PHOTOGRAPHICS, INC.
MARTINSBURG, W. V. 25401

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

SCALE	LOCATION	SHEET
1" = 200'		
DATE OF PHOTOGRAPHY JANUARY 1986	CARNEY	N.E. 10-E
	MIDDLEBURY	

96-41-A

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County Zoning Regulations require that notice be given to the general public/neighborhood property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for posting and advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements.

PAYMENT WILL BE MADE AS FOLLOWS:

- 1) Posting fees will be assessed and paid to this office at the time of filing.
 - 2) Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.
- NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

ARNOLD JABLON, DIRECTOR

For newspaper advertising:

Item No.: 43

Petitioner: ALBERT D. EHM SR.

Location: 7 ACRE CT BALTO MD 21234

PLEASE FORWARD ADVERTISING BILL TO:

NAME: ALBERT D. EHM SR.

ADDRESS: 7 ACRE CT.

BALTO MD 21234

PHONE NUMBER: 410-668-4644

AJ:ggs

(Revised 04/09/93)



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

August 18, 1995

OFFICE OF CASE NUMBER ASSIGNMENT

Re: CASE NO. 96-41-A (Item 43)
7 Acre Court
1/8 Acre Court, 270' E. of 1/2 Quinlan Avenue
11th Election District - 5th Councilmanic

Please be advised that your Petition for Administrative Zoning Variance has been assigned the above case number. Contact made with this office regarding the status of this case should reference the case number and be directed to 887-3391. This notice also serves as a refresher regarding the administrative process.

1) Your property will be posted on or before August 20, 1995. The closing date (September 5, 1995) is the deadline for a neighbor to file a formal request for a public hearing. After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. They may (a) grant the requested relief, (b) deny the requested relief, or (c) demand that the matter be set in for a public hearing. You will receive written notification as to whether or not your petition has been granted, denied, or will go to public hearing.

2) In cases requiring public hearing (whether due to a neighbor's formal request or by order of the Commissioner), the property will be reposted and notice of the hearing will appear in a Baltimore County newspaper. Charges related to the reposting and newspaper advertising are payable by the petitioner(s).

3) Please be advised that you must return the sign and post to this office. They may be returned after the closing date. Failure to return the sign and post will result in a \$60.00 charge.

PLEASE UNDERSTAND THAT ON THE DATE AFTER THE POSTING PERIOD, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION VIA PICK-UP. WHEN READY, THE ORDER WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL.

Arnold Jablon
Director

cc: Albert D. Ehm, Sr.

COPY



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

August 28, 1995

Mr. and Mrs. Albert D. Ehm., Sr
7 Acre Court
Baltimore, Maryland 21234

RE: Item No.: 43
Case No.: 96-41-A
Petitioner: A. D. Ehm, et ux

Dear Mr. and Mrs. Ehm:

The Zoning Advisory Committee (ZAC), which consists of representatives from Baltimore County approval agencies, has reviewed the plans submitted with the above referenced petition, which was accepted for processing by Permits and Development Management (PDM), Zoning Review, on July 31, 1995.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency or Joyce Watson in the zoning office (887-3391).

W. Carl Richards, Jr.
Zoning Supervisor

WCR/jw
Attachment(s)

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director DATE: Aug. 22, 1995
Zoning Administration and Development Management

FROM: Robert W. Bowline, P.E., Chief
Development Plans Review Division

RE: Zoning Advisory Committee Meeting
for August 21, 1995
Item No. 043

The Developers Engineering Section has reviewed the subject zoning item. Per record drawing #66-0367, a 36-inch storm drain pipe is located in the existing 10-foot drainage and utility easement, which runs the length of the southwest property line. The presence of this easement prohibits the construction of any permanent structure within it. This would include a carport.

RWB:sw



Maryland Department of Transportation
State Highway Administration

David L. Winstead
Secretary
Hal Kassoff
Administrator

Ms. Joyce Watson
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 043 (JRF)

Dear Ms. Watson:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Please contact Bob Small at 410-333-1350 if you have any questions.

Thank you for the opportunity to review this item.

Very truly yours,

for Bob Small
Ronald Burns, Chief
Engineering Access Permits
Division

BS/es

My telephone number is _____
Maryland Relay Service for impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free
Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Zoning Administration and
Development Management

DATE: August 8, 1995

FROM: Pat Keller, Director
Office of Planning and Zoning

SUBJECT: Petitions from Zoning Advisory Committee

The Office of Planning and Zoning has no comments on the following petition(s):

Item Nos. 26, 31, 32, 33, 34, 35, 36, 37, 38, 41, 43, 44, 45, 46, 48, 49, 50, 51, 53, and 54.

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3480.

Prepared by: Jeffrey W. Long

Division Chief: Larry L. Burns

PK/JL

ITEM26/PZONE/ZAC1

Baltimore County Government
Fire Department



700 East Joppa Road Suite 901
Towson, MD 21286-5501

(410) 887-4500

DATE: 08/08/95

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1109

RE: Property Owner: SEE BELOW

LOCATION: DISTRIBUTION MEETING OF AUGUST 14, 1995.

Item No.: SEE BELOW

Zoning Agency:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

6. The Fire Marshal's Office has no comments at this time. IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 31, 44, 45, 46, 48, 49, 50, 51, 52, 53 AND 54.

REVIEWER: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE 887-4881, MS-1102F

cc: File
Printed with Soybean Ink
on Recycled Paper

RECEIVED
AUG 11 1995
ZADM

Baltimore County Government
Zoning Commissioner
Office of Planning and Zoning



Suite 112 Courthouse
400 Washington Avenue
Towson, MD 21204

September 14, 1995

(410) 887-4386

Mr. and Mrs. Albert D. Ehm, Sr.
7 Acre Court
Baltimore, Maryland 21234

RE: Petition for Administrative Variance
Case No. 96-41-A
Property: 7 Acre Court

Dear Mr. and Mrs. Ehm:

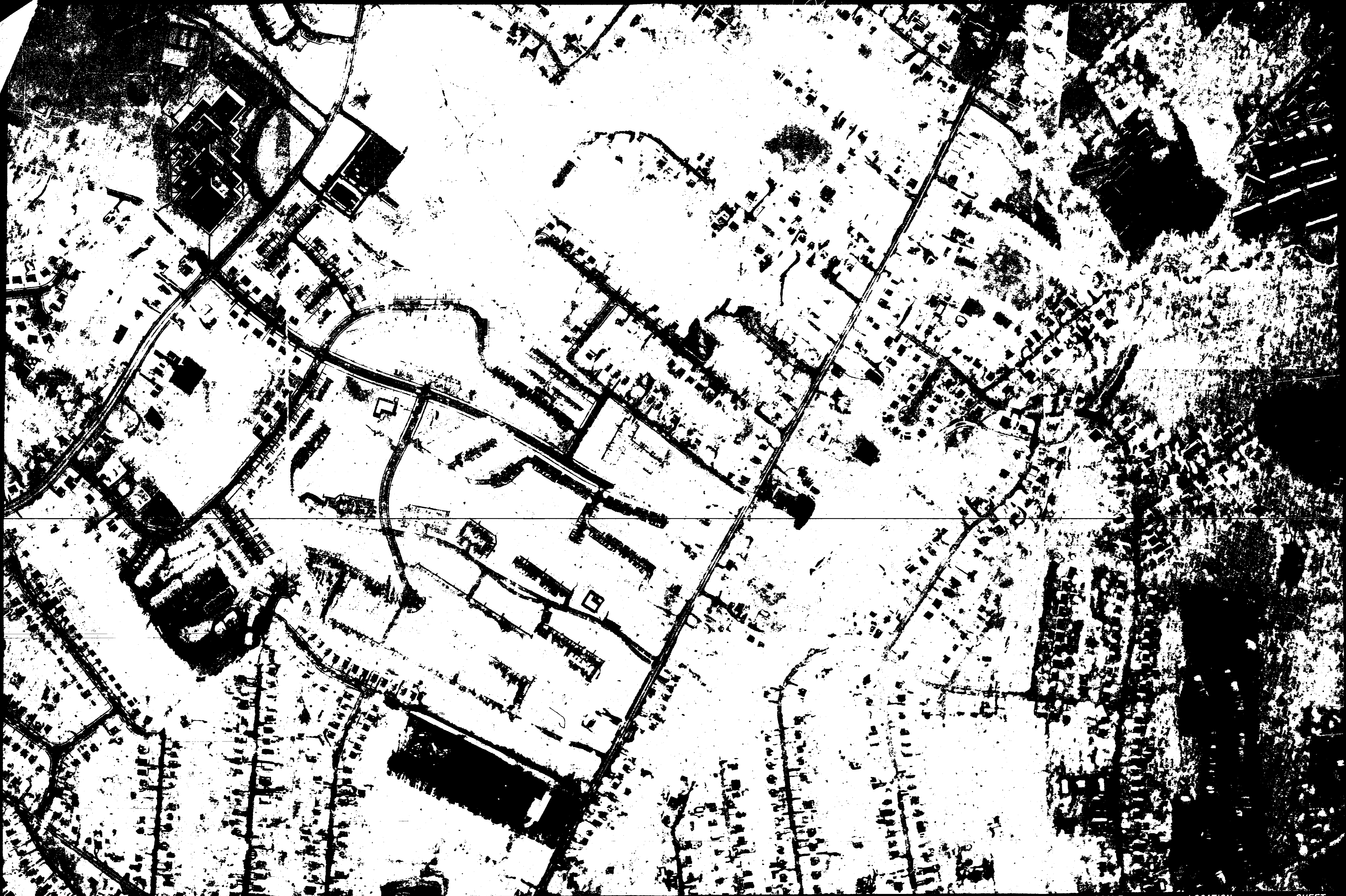
I am in the process of reviewing your file for the construction of a carport on your property.

I have tried to reach you by phone on several occasions this week with no success. I have some questions that need to be answered and would appreciate your calling the writer upon receipt of this letter.

Thank you for your assistance.

Very truly yours,
Lawrence E. Schmidt
Zoning Commissioner

LES:mmm



A-14-26

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

PREPARED BY AIR PHOTOGRAPHICS, INC.
MARTINSBURG, W. V. 25401

SCALE
1" = 200' ±

LOCATION

SHEET

DATE
OF
PHOTOGRAPHY
JANUARY
1986

CARNEY

N.E.
10-E